



HAYES & SHERRY

FOR SALE OR LEASE
35 Wells Street
Westerly, RI 02891

1,957 SF Medical Office Condo Move-In Ready

Property Highlights

- ± 1,957 SF Medical Condo
- ± 16,600 SF Medical Building located immediately next door to Westerly Hospital, an affiliate of Yale New Haven Health
- Built-out medical space already in place with 5 exam rooms equipped with sinks and cabinetry
- Private office, waiting room, reception workstation
- Ample parking and handicap accessible
- Quality building with quality co-tenants
- Minutes to I-95
- Proximity to:
 - Mystic, CT 9 miles
 - Groton, CT 14 miles
 - New London, CT 15 miles
 - Boston, MA 93 miles

MEDICAL CONDO NEXT DOOR TO WESTERLY HOSPITAL



For more information, please contact:

Derek Brazeau

Broker

401.273.2052

dbrazeau@hayessherry.com

Pete Hayes

Partner

401.273.7426

phayes@hayessherry.com

146 Westminster Street, 2nd floor

Providence, RI 02903

phone: 401 273 1980

www.hayessherry.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2024. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



HAYES & SHERRY

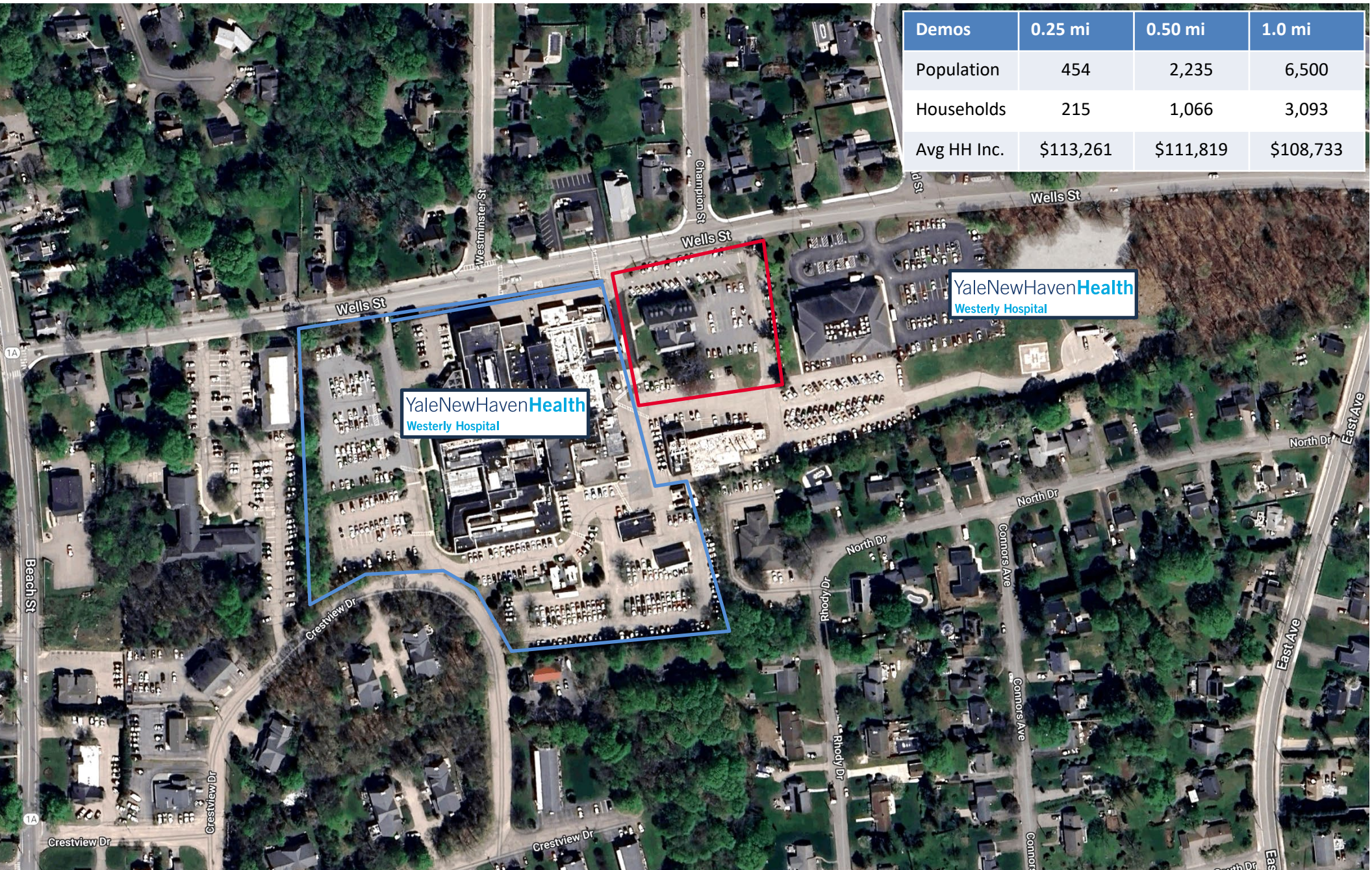
FOR SALE OR LEASE
35 Wells Street
Westerly, RI 02891





HAYES & SHERRY

FOR SALE OR LEASE
35 Wells Street
Westerly, RI 02891



| Demos | 0.25 mi | 0.50 mi | 1.0 mi |
|-------------|-----------|-----------|-----------|
| Population | 454 | 2,235 | 6,500 |
| Households | 215 | 1,066 | 3,093 |
| Avg HH Inc. | \$113,261 | \$111,819 | \$108,733 |

